

After recording return to:

Leroy D. Ross and Terry A. Ross
623 East Front Street
Merrill, OR 97633

2013-002738

Klamath County, Oregon



00132712201300027380020025

Until a change is requested all tax statements shall be sent to the following address:

03/13/2013 03:06:53 PM

Fee: \$42.00

Leroy D. Ross and Terry A. Ross
623 East Front Street
Merrill, OR 97633

**STATUTORY
BARGAIN AND SALE DEED**

Terry A. Ross, Grantor, conveys to **Leroy D. Ross and Terry A. Ross**, as Tenants by the Entirety, Grantees, the following real property situated in Klamath County, Oregon, to-wit:

See Exhibit A attached hereto and made part hereof.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHT, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 242, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. "BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULL ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010".

The true consideration for this conveyance is \$0. (Here comply with the requirements of ORS 93.030).

The land described in attached "Exhibit A" shall be combined with the land described as Parcel 1 of Deed Volume M99, Page 22949 of the Klamath County Deed Records. This conveyance is pursuant to "Property Line Adjustment 11-12" and does not create a separate parcel of land.

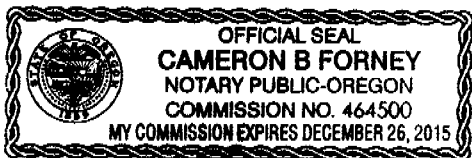
Dated this 6th day of March, 2013.

Terry A. Ross
Terry A. Ross

STATE OF Oregon ss}
County of Klamath

This instrument was acknowledged before me on 3/6/13

By Terry A. Ross



Cameron B. Forney
Notary Public for the State of: Oregon
My commission expires: December 26, 2015

EXHIBIT "A"

A tract of land situated in the NE1/4 NW1/4 of Section 12, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point from which the West 1/16 corner common to Section 1, Township 41 South, Range 10 East of the Willamette Meridian and said Section 12 bears North 115.00 feet and West 535.00 feet; Thence West 19.00 feet; Thence South 124.00 feet; Thence East 19.00 feet; Thence North 124.00 feet to the point of beginning, containing 0.05 acres, more or less.